

640

ROBERTA ANN WRIGHT, TITMAN, GRANTOR

TO

WARRANTY DEED

JOHN L. TITMAN, ET UX, GRANTEEES

For and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, receipt of which is hereby acknowledged, I, Robert Ann Wright Titman, do hereby sell, convey and warrant to John L. Titman and wife, Roberta Ann Titman, as tenants by the entirety with the right of survivorship and not as tenants in common the land in DeSoto County, Mississippi described as follows, to-wit:

Part of the Southeast Quarter of Section 3, Township 3 South, Range 8 West, DeSoto County, Mississippi, and more particularly described as follows: BEGINNING at the northwest corner of Lot 9 of Sand-Ridge Estates (a subdivision recorded in the Chancery Court Records of DeSoto County, Mississippi ) said point being a concrete monument on the east line of the Borsch property; thence run North 84°45'00" East a distance of 798.84 feet along the north lot line of Lots 9, 8 & 7 of said subdivision to the northeast corner of said Lot 7, said point being on the west right of way line of Oakwood Drive; thence run the following calls along said west right of way line to a point on the south right of way of Pine Tree Road;

North 4°19'00" West 325.96 feet

North 7°31'00" West 335.98 feet

North 3°52'00" East 365.05 feet

said point being a concrete monument; thence run the following calls along said south right of way line to the northeast corner of said Borsch property;

South 85°36'52" West 382.40 feet

South 89°59'44" West 303.80 feet

North 86°01'00" West 168.20 feet

thence run South 5°21'55" East a distance of 1083.26 feet along said Borsch property line to the point of beginning and containing 19.30 acres, more or less.

The warranty in this deed is subject to subdivision and zoning regulations in effect in DeSoto County, Mississippi and rights of way and easements for public roads and public utilities. Grantor warrants that the above described property constitutes no part of her homestead.

Possession will be given on delivery of this deed.

Witness my signature this the 24<sup>th</sup> day of April, 1981.

Roberta Ann Wright Titman  
Roberta Ann Wright Titman

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said county and state, the within named Roberta Ann Wright Titman who acknowledged that she signed and delivered the above and foregoing warranty deed on the day and date therein mentioned as her free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of office this the 24<sup>th</sup> day of April, 1981.

Rebecca Pearns  
Notary Public

My Commission Expires:

5-1-82

Titman  
11010 Ashcroft  
Houston, Texas 77096

STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 10 o'clock 55 minutes A.M. 24 day of April 1981, and that the same has been recorded in Book 153 Page 640 records of WARRANTY DEEDS of said County.

Witness my hand and seal this the 4 day of May 1981.

Fee 2.50 pd.

H. M. [Signature] Clerk